



# Office of the City Clerk

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## Legislation Text

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**File #:** SO2016-2599, **Version:** 1

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BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF CHICAGO:

SECTION 1 That the City Zoning Ordinance be amended by changing all the RS 3 Residential Single-Unit (Detached House) District symbols and indications as shown on Map No. 5-1 in area bound by

THE PUBLIC ALLEY NEXT NORTH OF WEST MEDILL AVENUE; A LINE 240.45 FEET EAST OF AND PARALLEL TO NORTH CAMPBELL AVENUE; WEST MEDILL AVENUE; AND. A LINE 193.79 FEET EAST OF AND PARALLEL TO NORTH CAMPBELL AVENUE

To those of a RM 4.5 Residential Multi-Unit District, and a corresponding use district is hereby established in the area above described.

SECTION 2 The ordinance shall be in force and effect from and after its passage and due publication.

**ZONING AND DEVELOPMENT NARRATIVE IN SUPPORT OF AN APPLICATION FOR A TYPE I  
MAP AMENDMENT OF THE CITY OF CHICAGO ZONING MAP FOR THE PROPERTY  
COMMONLY KNOWN AS 2418 WEST MEDILL AVENUE**

Applicant seeks a Type I Map Amendment of the City of Chicago Zoning Map from the current RS 3 District to that of a RM 4.5 District for the property commonly known as 2418 West Medill Street. The lot measures approximately 46.66 feet in width and 46 feet in depth resulting in a total lot area of 2,146.36 square feet. Applicant seeks to use the existing building as three residential dwelling units to comply to the zoning and building codes.

Density:	3 residential dwelling units
Lot Area Per Unit:	715.45
Off Street Parking:	1 space
Height:	23 feet 3 inches
Floor Area:	2,027 square feet
<b>Floor Area Ratio:</b>	<b>.95</b>
Front(south)Setback:	0 feet
Rear (north) Setback:	0 feet
West Side Setback:	2.39 feet
East Side Setback:	.76 feet

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